

The Wethersfield Historic District Commission held a Public Hearing on April 26, 2016 at the Wethersfield Police Department, Community Room, 250 Silas Deane Highway, Wethersfield, Connecticut.

Members Present: Robert Garrey, Chairperson  
Douglas Ovian, Vice Chairperson  
Mark Raymond, Clerk  
Chris Lyons  
Jennifer Wolf  
John Aforismo, Alternate  
Damien Cregeau, Alternate

Members Absent: Daniel Bucknam, Alternate

Also Present: Kristin Stearley, Historic District Coordinator  
Linda Messina, Recording Secretary

Commissioner Garrey called the meeting to order at 7:30 PM, and read the opening comments. Commissioner Raymond read the Legal Notice as it appeared in the *Rare Reminder* on April 14, 2016.

**APPLICATION NO. 4486-16.** James Campbell seeks to install central air conditioning on the second story of the house which shall include wiring and conduit at 381 Hartford Avenue.

James Campbell, 381 Hartford Avenue, appeared before the Commission. Photos were submitted. They want to add central air on the second story of the house. The mechanicals would face Hartford Avenue. They will use a white conduit to hide the refrigerant line. The unit will be screened by plantings.

Commissioner Garrey asked whether there was anyone wishing to speak in favor or in opposition to this application. There being no one, this portion of the hearing was declared closed.

**APPLICATION NO. 4487-16.** Tina and Jon Weiner seek to replace five (5) existing basement windows with Pella vinyl sliding windows at 271 Garden Street.

Jon Weiner, 271 Garden Street, appeared before the Commission. They would like to replace five basement windows – two on the front, two on the side, and one in the back. They are vinyl sliding windows. The one in the back is slightly larger. The existing wood frame will be removed and replaced with the vinyl windows.

Commissioner Garrey asked whether there was anyone wishing to speak in favor or in opposition to this application. There being no one, this portion of the hearing was declared closed.

**APPLICATION NO. 4488-16.** Don DeLeo seeks to amend Certificate of Appropriateness Number 4473-16 to change the design of the rear second story egress at 146 Main Street.

Don DeLeo, DeLeo Builders, 2085 Albany Avenue, West Hartford, appeared before the Commission. Drawings were submitted. They are required to put a roof over the rear egress stairs. It will be a shed roof and the materials will match. The roof will extend one foot past the landing. The stair configuration has also been adjusted to fit within the required roof extension.

Commissioner Garrey asked whether there was anyone wishing to speak in favor or in opposition to this application. There being no one, this portion of the hearing was declared closed.

**APPLICATION NO. 4489-16.** Lawrence Buck seeks to construct 260' of 6' wood stockade fencing along a portion of the southern property line at 360 Main Street.

Lawrence Buck, 360 Main Street, appeared before the Commission. Photos and a plot plan were submitted. He would like to install 260' of 6' wood stockade fencing. It will be a standard cedar fence with exposed posts. It will start 60' back from the street side and run along the southern side of the property to the south of the trees. The "good" side will be facing in which has already been discussed with the neighbor.

Commissioner Garrey asked whether there was anyone wishing to speak in favor or in opposition to this application. There being no one, this portion of the hearing was declared closed.

Upon motion by Commissioner Wolf, seconded by Commissioner Ovian, and a poll of the Commission, it was voted to close the public hearing on all applications and to open the public meeting.

Aye: Garrey, Ovian, Raymond, Lyons, Wolf

**APPLICATION NO. 4486-16.** James Campbell seeks to install central air conditioning on the second story of the house which shall include wiring and conduit at 381 Hartford Avenue.

Upon motion by Commissioner Wolf seconded by Commissioner Ovian and a poll of the Commission, it was voted to APPROVE the application as submitted.

**Discussion**

Commissioner Ovian stated that it's a best case scenario in terms of the execution of the plan.

Aye: Garrey, Ovian, Raymond, Lyons, Wolf

**APPLICATION NO. 4487-16.** Tina and Jon Weiner seek to replace five (5) existing basement windows with Pella vinyl sliding windows at 271 Garden Street.

Upon motion by Commissioner Wolf seconded by Commissioner Ovian and a poll of the Commission, it was voted to APPROVE the application as submitted.

**Discussion**

Commissioner Ovian stated that the windows have a minimal impact on the District. They are used to seeing these kinds of windows in the basements of Old Wethersfield.

Aye: Garrey, Ovian, Raymond, Lyons, Wolf

**APPLICATION NO. 4488-16.** Don DeLeo seeks to amend Certificate of Appropriateness Number 4473-16 to change the design of the rear second story egress at 146 Main Street.

Upon motion by Commissioner Wolf seconded by Commissioner Ovian and a poll of the Commission, it was voted to APPROVE the application as submitted.

**Discussion**

Commissioner Ovian stated that the impact on the District is minimal.

Aye: Garrey, Ovian, Raymond, Lyons, Wolf

**APPLICATION NO. 4489-16.** Lawrence Buck seeks to construct 260' of 6' wood stockade fencing along a portion of the southern property line at 360 Main Street.

Upon motion by Commissioner Wolf seconded by Commissioner Ovian and a poll of the Commission, it was voted to APPROVE the application as submitted.

**Discussion**

Commissioner Ovian stated that he has a concern over the "good" side of the fence facing toward the applicant. Typically fencing with a "good" side faces out toward the neighbor and the commission has stipulated it, but in this particular case it looks like it could be a fence that could belong to either property owner. They can rely on the representation that this is okay with the neighbor.

Commissioner Raymond stated that he completely understands why the property owner wants the fence.

Aye: Garrey, Ovian, Raymond, Lyons, Wolf

**MINUTES OF MARCH 22, 2016**

Upon motion by Commissioner Ovian, seconded by Commissioner Aforismo and a poll of the Commission, it was voted to APPROVE the minutes of the March 22, 2016 meeting as submitted.

Aye: Garrey, Ovian, Aforismo

**MINUTES OF APRIL 12, 2016**

Upon motion by Commissioner Wolf, seconded by Commissioner Ovian and a poll of the Commission, it was voted to APPROVE the minutes of the April 12, 2016 meeting as submitted.

Aye: Garrey, Ovian, Lyons, Wolf

**CERTIFICATE OF APPROPRIATENESS EXPIRATION EXTENSION**

Erin Kennedy seeks to extend the expiration of Certificate of Appropriateness Number 4373-15, 107 Garden Street, from May 13, 2016 to July 31, 2016.

Upon motion by Commissioner Ovian, seconded by Commissioner Raymond and a poll of the Commission, it was voted to APPROVE the extension as requested.

Aye: Garrey, Ovian, Raymond, Lyons, Wolf

**OTHER BUSINESS**

**Public Comments on General Matters of the Historic District**

None.

**Report of the Historic District Coordinator**

1. Thank you for conducting the April 12, 2016 meeting so well in her absence.
2. At the Zoning Board of Appeals meeting the following items were addressed:
  - a. Hartford Avenue – The application for chickens on a corner lot was approved. The owners will need to come before the commission for fencing to contain the birds.
  - b. Garden Street – A variance to change the current zoning to a two family use of the old church was denied without prejudice.
3. The Connecticut Trust for Historic Preservation – a tour invite for converted mills in Manchester was sent to everyone.

**Correspondence**

None.

**ADJOURNMENT**

Upon motion by Commissioner Wolf, seconded by Commissioner Ovian and a poll of the Commission, it was voted to ADJOURN the meeting at 8:04 PM.

Aye: Garrey, Ovian, Raymond, Lyons, Wolf

Respectfully Submitted

TOWN OF WETHERSFIELD  
HISTORIC DISTRICT COMMISSION

Mark Raymond  
- Clerk -